

BRF-1465

4th May 2022

Nigel Corry
Chief Executive
Greater Wellington Regional Council
Email: s 9(2)(a)

Dear Nigel Corry

COVID-19 Recovery (Fast-track Consenting) Act 2020 – comments sought on referral application – Jervois Quay Project

The Minister for the Environment (Minister) has received an application from MFC Development Limited Partnership to refer the Jervois Quay Project (project) to an expert consenting panel (panel) for consideration under the COVID-19 Recovery (Fast-track Consenting) Act 2020 (FTCA).

The project is described in Appendix A and a link to the application documents is in the covering email.

Under delegated authority from the Minister and pursuant to section 21(2) of the FTCA, I invite you to provide written comments on the referral application. A template is attached for this purpose. Comment is sought on the specific matters outlined in the table below, and on any other matter you consider relevant to the Minister's decision on whether or not to accept the application.

The above information is provided to you in confidence and as part of the statutory process set out in the FTCA. Please do not forward the application or request for comments to anyone outside your organisation.

Specific questions on the application
<ol style="list-style-type: none">1. Are there any reasons that you consider it more appropriate for the project, or part of the project, to continue to proceed through existing Resource Management Act 1991 (RMA) consenting processes rather than the processes in the FTCA?2. What reports and assessments would normally be required by the council for a project of this nature in this area?3. Does the applicant, or a company owned by the applicant, have any environmental regulatory compliance history in your region?

If the Minister accepts the application and the project is referred to a panel the council will have the opportunity to nominate a local authority representative (who could be a councillor or independent hearings commissioner) to sit on the panel and determine the RMA approvals for the project. The applicant will provide a detailed assessment of environmental effects and cultural impact assessment/s at this stage and the council will have the opportunity to provide further comments to the panel.

Please provide your comments via return email within 10 working days to ensure that the Minister takes your comments into consideration when making his decision. Note that the Minister is not required to consider any comments provided after this time.

If it is more efficient for you to discuss the application, please contact the Ministry for the Environment's Fast-track Consenting Team at fasttrackconsenting@mfe.govt.nz to arrange an appointment.

Yours sincerely



Stephanie Frame
Manager, Fast-track Consenting Team

Appendix:

- A. Details of proposed project

Attachments:

1. Application to refer the Jervois Quay Project to an expert consenting panel, including supporting information (Databox link)
2. Response template for written comments

cc: Luke Troy, General Manager Strategy Group,
Greater Wellington Regional Council – s 9(2)(a)

Al Cross, General Manager Environment Management Group,
Greater Wellington Regional Council – s 9(2)(a)

Shaun Andrewartha, Environment Consents Manager,

Greater Wellington Regional Council – s 9(2)(a)

Appendix A – Details of proposed project

Name	Applicant	Details
Jervois Quay Project	MFC Development Limited Partnership	<p>The project is to construct an eight-storey mixed-use building up to 39 metres high, which will provide for educational and cultural activities, and retail and commercial (offices) tenancies. The building will include a plant room on the roof of the eighth storey, and a laneway providing for through-site pedestrian access. The project also involves demolition of an overbridge across Wakefield Street.</p> <p>The project involves activities such as the removal or demolition of an existing building and structures, construction of a new building and associated infrastructure, earthworks (including disturbing contaminated soils), take, diversion and discharge of groundwater, discharge of stormwater and contaminants to land, and landscaping.</p>